

CITY COUNCIL MEETING

Tuesday, August 26, 2014

Grimes City Hall 5:30 P.M.

The regular meeting of the Grimes City Council was called to order by Mayor Tom Armstrong on Tuesday, August 26, 2014 at 5:30 P.M. at the Grimes Community Complex.

Roll Call: Present: Patterson, Bickford, Altringer, Evans Absent: Blackford

GENERAL AGENDA ITEMS.

APPROVAL OF THE AGENDA

Mayor Armstrong asked for approval of the agenda. Moved by Evans, Seconded by Patterson; the agenda shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

Approval of the Consent Agenda

A. Minutes from July 22, 2014 Meeting B. Pay Request #2 to TBB&M LLC for the Grimes Public Library Interior - \$35,245 C. AECOM for the Northwest Transportation Corridor - \$2,929.16 D. Renewal Agreement with Andres Medical Billing (billing for EMS calls) E. Repairs to Bobcat (04) to Capital City Equipment in the amount of \$7,075.04 F. Protex Central for fire/security equipment at library - \$6,800 G. Request from DCG Schools to waive Residential Building Permit in the amount of \$3,157.50 (house being built at 1400 NW Sunset Lane H. Pay Request #7 to Layne Christensen Company for the Jordan Well Project in the amount of \$188,042.54 I. Change Order # 1 to TBB&M LLC for the Grimes Public Library Interior Renovation in the amount of \$13,261(refinishing of doors, additional framing, lighting, misc repairs) J. Pay Request #3 to Koester Construction for the Grimes City Hall & Chamber Renovation in the amount Of \$105,023.38 K. Payment to the City of Urbandale for the 142nd Street Project in the amount of \$102,857.28 (part of 28E Agreement) L. Alcohol License Renewal: Casey's' General Store #2520 Class B Beer Permit (BC) with Sunday sales, Krueger BP #4Class C Beer Permit (BC), Class B Wine Permit with Sunday Sales, El Torito with Class C Liquor License (LC) Commercial with Sunday Sales, Fareway Stores, Class B, Class B Wine and Class C Beer Permit M. Pay Request to Corell Contractor Inc. for SE 19th Street in the amount of \$7,508.04 N. Change Order 1 by Synergy Contracting LLC for the 2012 Watermain Improvements increasing Contract \$15,919.58 O. Certificate of Substantial Completions for the 2012 Watermain Improvements P. Engineer's Statement of Completion for the 2012 Watermain Improvements Q. Pay Request #6 to Northern Escrow/Synergy Contracting for the 2012 Grimes Water Program in the Amount of \$65,529.39 R. Northway Well & Pump Company for replacement #100 Pump Unit (Well #100 failed and needed to be replaced) \$10,732.75 S. Municipal Supply – meters for new installs - \$13,070.08 T. Mississippi Lime Company – Quicklime - \$3,493.05 (used for processing of water) U. Landscapes By Design, Inc. for \$3,747.50 (landscaping for SE Main Street Project)V. Murphy Tractor & Equipment Co., Inc. -\$3,018.21 (repairs to John Deere 410G) W. Capital City Equipment Company - \$7,075.04 (repair 2004 5300 Bobcat) X. Change Order 1 by C.L. Carroll Co., Inc for the ASR Well No. 1 Pump and Control Building - Reduction in the amount of \$7,825.83 (change in proposal request) Y. Pay Request #1 to H&W (Prairie Business Park Sanitary) in the amount of \$57,823.89 Z. Pay Request 4 for CTI for the SE 19th Street Project in the amount of \$273,143.02 1. Hach Chemical for Repair to Calibrate On-Line Analyzers at Water Plant - \$13,616.49 2. Task Order 7024-14A for Fox Engineering with the City of Grimes (SE Drainage Study)

3. Resolution #08-0614 2013 Fiscal Year Street Finance Report 4. Claims date August 26, 2014 in the amount of \$1,220,427.16.

Moved by Evans, Seconded by Patterson; the Consent Agenda shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

Jun-14

	Beg Balance	Receipts	Expenses	Ending Balance
General Fund	5,026,023.86	138,404.07	726,733.51	4,437,694.42
Special Revenue Fund	1,078,288.44	111,024.88	229,966.35	959,346.97
Debt Service Capital Improvements	4,580,155.42	7,798.36	2,023,357.29	2,564,596.49
Enterprise Fund	1,820,248.75	16,314.13	-10,265.01	1,846,827.89
Total	4,861,703.23	473,861.90	1,148,050.56	4,187,514.57
	17,366,419.70	747,403.34	4,117,842.70	13,995,980.34

Jul-14

	Beg Balance	Receipts	Expenses	Ending Balance
General Fund	4,437,694.42	208,585.30	426,187.91	4,220,091.81
Special Revenue Fund	959,346.97	75,327.77	53,497.70	981,177.04
Debt Service Capital Improvements	2,564,596.49	407,022.78	83,245.00	2,888,374.27
Enterprise Fund	1,846,827.89	2,653.50	321,773.39	1,527,708.00
Total	4,187,514.57	513,261.18	74,369.33	4,626,406.42
	13,995,980.34	1,206,850.53	959,073.33	14,243,757.54

Fire Chief Report

Chief Krohse advised that the month of July they closed out with 70 runs which is 6 runs less than July of 2013. He added that year to date totals is 543 which is higher than last year's number of 451. Chief Krohse stated that calls are around 62% EMS versus fire calls. Chief Krohse added that they had hired the full time firefighter and are adding the two FTE firefighters. He stated as of September 1, 2014 the station would be staffed seven days a week from 6 am to 6 pm.

US Water Report

Aaron Voss of US Water was present to give a report. Voss stated that on August 9, 2014 Well #100 failed. He stated this is one of three shallow wells. He added that they had requested in the consent agenda for the replacement of the pump. Voss stated that due to the low levels of the North Wells they have given Layne the go ahead to finalize the installation of the new Jordan Well pump. This would take out the temporary unit and install the permanent one along with the controls. Voss stated that with putting the new Jordan Well on line this would give time for the North Wells to recover. He added that due to high demands on August 4th and 18th they did purchase some water from Xenia through the connection that was made last year. Voss stated that for the Wastewater plant the SE liftstation pump # 2 is scheduled to be pulled and rebuilt and replaced this week. He added that reed bed #1 was cleaned out and new reeds were planted. Voss stated that report was received back from the new areas that were televised and they were reviewing it. He stated that a contractor had hit a 2 inch main out on NE 18th Street and staff responded and oversaw the repair. Voss advised that water usage for the month of July was down slightly. He stated that on the wastewater side the flows are up about 600,000 gallons per day.

Council Member Altringer asked when the ASR would be online. Voss stated that tentatively they are planning on October 1 to work on finishing the ASR so they can send water down for storage and then use when the demand is high. Council Member Altringer asked what the well levels were when they took over the plant. Voss stated that reading on June 24th well #100 was 5 ½ feet, well #101 was 6 ft. and well #102 had 4 ft. He added that on July 23 they saw some recovery with well #100 at 14 ft., well #101 8 ft. and well #102 at 3 ft. Voss stated that they thought they were seeing recovery but when they checked the wells on August 15th well #100 was off as it had failed on August 9th. He advised that well #101 was at 6ft and well#102 was at 3 ft. On August 24th the wells were at 4 ft., 3ft, and 1 ft. respectively and the levels are continuing to drop. Voss stated they want get the new Jordan Well on line so they can give a chance for these wells to recover.

PUBLIC AGENDA ITEMS Council may consider and potentially act on the following Public Agenda items.

A. Glenstone Board of Directors (3305 SE Glenstone Drive) Discussion with Council Regarding Deeding of Property (property is north lot below the power line and has trail through it)

Ann Bass, a member of the Board of Directors of Glenstone, addressed the Council regarding their request to deed over a north lot to the City of Grimes. Bass advised that this property has a walking path through it and also large power lines. City Engineer Gade stated that this property was part of Glenstone Village and a portion of this was part of their park land dedication. Gade added that due to the overhead power lines this is an unbuildable area and no trees could be planted here. He went on to advise that the grade could be changed but not raised due to the overhead power lines. Gade stated that he thought originally this was to be planted in some type of a prairie plantings. Bass advised that it is only in its second year of growth as a prairie. Gade advised this area is about 7 acres and was unsure how much the City would have to mow of this area. Gade asked if they had been responsible for snow removal and Bass advised that last winter they just closed the trail. Gade stated that they City would have to decide if they took it over if they would do snow removal. He went on to state that the sidewalk abuts this property in the amount of 70 ft. which would need to be maintained. He advised that the trail is about 1300 ft. and would also need to be maintained. Public Work Administrator Dave Sigler advised that mowing this area would take approximately 4 hours per week. Council Member Patterson inquired since it is across the street from Glenstone Park if soccer fields could be placed in this location. Bass added that even though the trail is in this area the west side is a little wider than east side. Gade stated that the west side is 180 ft. wide. Council Member Evans stated that if the City would take it over and find a use for it that the neighbors would have to understand there would be an increase in traffic in this area. Council Member Evans asked if the lines were ever moved in the future could this property be built on in the future, would it have value. Gade stated that if the lines were not there yes it would be buildable but he did not see that happening. He also added that the Park Board could look at for possible uses. Council Member Evans asked about parking options. Gade advised that it was on the north side of the road. He advised that Glenstone Park will have a parking lot in a later phase. Mayor Armstrong advised that the Council provided direction to the Park Board to place this on the agenda for consideration at their next meeting.

B. Public Hearing and Award of Contract for the 2014 HMA Resurface Program

Mayor Armstrong advised that his project would include the resurfacing of NE Harvey Street City Hall parking lot to 200' north of NE 7th Street, NE Circle Drive and Sunny Hill Cemetery roads and transverse joint repairs on HMA streets in Beaverbrooke subdivision. Mayor Armstrong opened the Public Hearing at 5:55 pm. There being on oral or written comment the Public Hearing was closed at 5:55 pm.

City Engineer Gade advised that bids were received on August 20th from Des Moines Asphalt at a cost of \$429,294.00 and Grimes Asphalt and Paving in the amount of \$331,805. He stated that the Engineering

estimate was \$322,650. Gade advised that this work is to be completed by November 14th and they recommended award to Grimes Asphalt & Paving for the low bid of \$331,805.00. Moved by Evans, Seconded by Altringer; the contract for the 2014 HMA Resurface Program shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

PUBLIC FORUM

No one addressed the Council

COUNCIL ACTIONS

A. Public Hearing Granting To MidAmerican Energy Company, Its Successor and Assigns, The Right and Non-Exclusive Franchise To Acquire, Construct, Erect, Maintain and Operate in the City of Grimes, IA an Electric System and Communications Facilities and to Furnish and Sell Electric Energy To The City and Its Inhabitants and Authorizing the City to Collect Franchise Fees For A Period of 25 Years.

Mayor Armstrong opened the Public Hearing at 5:58 pm. There being no oral or written comments, the Public Hearing was closed a 5:59 pm.

B. Ordinance # 635 First Reading – An Ordinance Granting To MidAmerican Energy Company, Its Successor and Assigns, The Right and Non-Exclusive Franchise To Acquire, Construct, Erect, Maintain and Operate in the City of Grimes, Iowa, an Electric System and Communications Facilities And to Furnish and Sell Electric Energy To The City and Its Inhabitants and Authorizing the City to Collect Franchise Fees For A Period of 25 Years.

Mayor Armstrong advised that this would be for a period of 25 years and this Ordinance would also allow us to collect franchise fees if we so desired. Council Member Evans asked for clarification that we were not charging the franchise fee at this time but it could be added later. Mayor Armstrong advised that was correct. Mark Reinder the Franchise Manager for MidAmerican Energy was present. He advise that they ask that changes only be made to the contract every 24 months but if in a year the City decides to charge a fee that would be acceptable to add it. Reinder would then ask that another change not be made for 24 months but that is subject to change.

Moved by Patterson, Seconded by Bickford; the First Reading of Ordinance #635 Mid American Energy Franchise Fee shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

C. Public Hearing Granting To MidAmerican Energy Company, It's Successors and Assigns, The Right And Non-Exclusive Franchise To Acquire, Construct, Erect, Maintain and Operate In The City of Grimes, Iowa A Natural Gas System and To Furnish and Sell Natural Gas To The City and Its Inhabitants and Authorizing the City to Collect Franchise Fees for a Period of 25 Years.

Mayor Armstrong opened the Public Hearing at 6:02 pm. There being no oral or written comments, the Public Hearing was closed at 6:03 pm.

D. Ordinance #636 First Reading To MidAmerican Energy Company, Its Successors and Assigns, The Right And Non-Exclusive Franchise To Acquire, Construct, Erect, Maintain and Operate In The City of Grimes, Iowa A Natural Gas System and To Furnish and Sell Natural Gas To The City and Its Inhabitants and Authorizing the City to Collect Franchise Fees for a Period of 25 Years.

Mayor Armstrong advised this is non-exclusive as Black Hills Natural Gas is also in the City of Grimes. He added that this also would have no fee added to this at this time. Council Member Patterson asked about the franchise fee with Black Hills Energy. Mayor Armstrong advised there is not a fee at this time. Moved by Patterson, Seconded by Bickford; the First Reading of Ordinance #636 shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

E. Request to do Special Census at an estimated cost of \$212,754

Mayor Armstrong clarified that when we certify a special census this number helps in the amount of Road Use Tax money that the City would receive. Mayor Armstrong stated that the last census was done in 2010 and the last special census was 2004. Council Member Evans asked if we felt we would receive enough additional funds to out way the cost. City Administrator Brown provided a spread sheet which showed the estimated net revenue over the next 3 to 4 years would be \$483,584 net. Mayor Armstrong advised that we believe we are a population of 10,000. Council Member Bickford asked at how this number was arrived at. Mayor Armstrong advised that according to the number of housing permits for single and multi-family homes is how the number for population is estimated. Moved by Evans, Seconded by Bickford; the request to do a Special Census at an estimated cost of \$212,754 shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

F Public Hearing on an Ordinance Adding Chapter 27 for the Establishment of a Tree Board

Mayor Armstrong opened the Public Hearing at 6:10 pm. There being no oral or written comments, the Public Hearing was closed at 6:11 pm.

G. First Reading of Ordinance #634 Adding Chapter 27 For the Establishment Of A Tree Board

Mayor Armstrong stated that a few items of special note on this Ordinance are for the Board to get us to a Tree City USA designation. Also to log the trees that the City is responsible for and what trees we have. He added this would include documentation on Emerald Ash Tree Borer. Council Member Altringer asked about having this board member report back to the Council from time to time. Council Member Evans clarified that the Board would not have any authority over what private citizens can plant. City Administrator Brown advised that would only be if it was in the right of way and this is an advisory board.

Moved by Evans, Seconded by Altringer; the First Reading of Ordinance #634 Adding Chapter 27 for the Establishment of a Tree Board shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

H. Agreement for Cooperative Public Service Between Polk County, Iowa and The City of Grimes, Iowa (agreement for animal control)

City Administrator Brown advised that this used to be an agreement with Polk County and now it is with the Polk County Sheriff's office. Council Member Altringer and Evans asked about the pricing on this contract. Council Member Patterson asked if all City's use this. Mayor Armstrong advised that he believes some City's handle it themselves. Council Member Altringer stated that she thought it was maybe time to look at this again and see if there is some other option that we should look into to. Council Member Bickford asked if this agreement was up and City Administrator Brown stated it was expired. Council Member Evans asked for further clarification on the fee structure. Council Member Bickford asks if we know how many animal control pickups we have per month. City Administrator Brown advised 4 to 5 per month. Council Member Patterson also noted that there was no end date to this contract without a 60 day notices. City Administrator Brown stated that from past experience she has been very happy with how Polk County has taken care of stray dogs. She added they were very professional and couldn't say enough good about them. Council Member Evans, Altringer, and Bickford were concerned about the cost. Mayor Armstrong suggests deferring this agreement to the next meeting.

Council Member Altringer also asked to look into what other choices we would have for service and address the termination date. Mayor Armstrong suggested looking into having this coincide with the Sheriff's contract for renewal.

Moved by Altringer, Seconded by Evans; to defer action on the animal control contract to the next meeting shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

COUNCIL DISCUSSIONS

1. Mayor's Report

No report

2. City Attorney's Report

No report

3. City Engineer's Report

City Engineer Gade advised that the SE 19 Street Project is ready for paving on the first phase but rain is impeding the process. Council Member Evans about the electronic sign in the area if we are paying for it or are the contractors. Gade advised that belongs to the contractor. Gade advised that the preliminary signal plans for the DCG High School on Hwy 44 were approved and will go to the IDOT for a permit. He added that once the permit is received this can go out for bid. Gade stated that the new Jordan Well has a temporary pump and it belongs to Layne Christensen. He stated that the contract calls for a permanent pump to put in the well but Layne has approved to let us use the temporary pump for 30 days. Gade is requesting to use the temporary through the month of September. Gade stated that after September our demand goes down and this would be a better time to install the permanent pump. Gade also stated he want to report on a kick off meeting they had with the City of Johnston on East 1st Street and Edgewood. He stated that Johnston is the lead on this project. Gade stated this goes from the boundary line all the way east to about 100th street and would include a roundabout at Edgewood and a roundabout at 100th Street and 70th Street. Gade advised that the City of Johnston is planning to bid this project this year and wasn't sure if that would work for the City of Grimes. He advised that our portion would a million dollars.

4. City Staff Report

City Administrator Brown advised that we are 3 weeks from being back into the City Hall offices. When we are back in the offices they will work on the Council Chambers which will take about a week. Sigler advised they were working on a curb project with Fox Engineering but the weather has slowed them down.

5. Old Business

No new business

6. New Business

Moved by Altringer, Seconded by Bickford; there being no further business, the meeting shall be adjourned at 6:30 pm.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

ADJOURNMENT

ATTEST:

Rochelle Williams, City Clerk

Thomas M. Armstrong, Mayor